



# MASTER FEE SCHEDULE

## Chapter 16 – Development & In-Lieu Fees

### Development & In-Lieu Fees

City of Chula Vista Development Services  
276 Fourth Avenue, Chula Vista, CA 91910

#### FEE BULLETIN

# 16-100

May 2010

For expansion/renovation of existing projects, fees apply to the net increase in impact only, as determined by increase in dwelling units, gross acres, square feet, or vehicular trips.

All rates are current as of the date of this Fee Bulletin. Fees are set by Ordinance or Council Policy. Please contact Development Services to confirm current rate schedule.

#### PUBLIC FACILITIES DIF

*Applicable: Citywide*

##### Single Family, per dwelling unit (DU)

Civic Center .....	\$2,458
Police .....	\$1,565
Corporation Yard .....	\$421
Libraries.....	\$1,413
Fire Suppression System.....	\$1,243
Program Administration.....	\$563
Recreation Facilities .....	\$1,072
<b>Single Family Total PFDIF, per DU.....</b>	<b>\$8,735</b>

##### Multi Family, per DU

Civic Center .....	\$2,328
Police .....	\$1,691
Corporation Yard .....	\$338
Libraries.....	\$1,413
Fire Suppression System.....	\$894
Program Administration.....	\$532
Recreation Facilities .....	\$1,072
<b>Multi Family Total PFDIF, per DU .....</b>	<b>\$8,628</b>

##### Commercial, per gross acre

Civic Center .....	\$7,841
Police .....	\$7,394
Corporation Yard .....	\$7,148
Fire Suppression System.....	\$3,283
Program Administration.....	\$1,795
<b>Commercial Total PFDIF, per acre .....</b>	<b>\$27,461</b>

##### Industrial, per gross acre

Civic Center .....	\$2,478
Police .....	\$1,595
Corporation Yard .....	\$3,367
Fire Suppression System.....	\$653
Program Administration.....	\$568
<b>Commercial Total PFDIF, per acre .....</b>	<b>\$8,661</b>

#### TRAFFIC SIGNAL FEE

*Applicable: Citywide*

Fee per vehicular trip..... \$30.73

*See Master Fee Schedule Fee Bulletin 16-200 for Vehicular Trip Generation Table*

#### PARK ACQUISITION & DEVELOPMENT

The Parkland Acquisition and Development (PAD) fee consists of two fee components: land acquisition and park development.

*Applicable: Citywide. Parkland acquisition fees vary between eastern and western Chula Vista, as divided by I-805. Development fees are consistent citywide.*

##### Single Family, per dwelling unit

Acquisition, west of I-805 .....	\$4,994
Acquisition, east of I-805 .....	\$12,676
Development, citywide.....	\$4,580
<b>Total single family fee, west of I-805.....</b>	<b>\$9,574</b>
<b>Total single family fee, east of I-805 .....</b>	<b>\$17,256</b>

##### Multi Family, per dwelling unit

Acquisition, west of I-805 .....	\$3,707
Acquisition, east of I-805 .....	\$9,408
Development, citywide.....	\$3,398
<b>Total multi family fee, west of I-805 .....</b>	<b>\$7,105</b>
<b>Total multi family fee, east of I-805.....</b>	<b>\$12,806</b>

##### Mobile Home, per unit

Acquisition, west of I-805 .....	\$2,337
Acquisition, east of I-805 .....	\$5,932
Development, citywide.....	\$2,144
<b>Total mobile home fee, west of I-805.....</b>	<b>\$4,481</b>
<b>Total mobile home fee, east of I-805 .....</b>	<b>\$8,076</b>

##### Hotel/Motel, per room

Acquisition, west of I-805 .....	\$2,137
Acquisition, east of I-805 .....	\$5,424
Development, citywide.....	\$1,958
<b>Total hotel/motel fee, west of I-805.....</b>	<b>\$4,095</b>
<b>Total hotel/motel fee, east of I-805 .....</b>	<b>\$7,382</b>

**EASTERN TRANSPORTATION DIF***Applicable: East of I-805*Residential, per dwelling unit (DU)

Low Density: 0 – 6 DU/gross acre .....	\$11,317
Medium Density: 6.1 – 18 DU/gross acre ..	\$9,054
High Density: > 18.1 DU/gross acre .....	\$6,791
Senior Housing: > 8 DU/gross acre .....	\$4,528
Residential Mixed Use: > 18 DU/gross acre.	\$4,528

Commercial, per gross acre unless otherwise specified

Mixed Use, per 20,000 SF .....	\$181,074
General: < 5 stories in height .....	\$181,074
Regional: > 60 acres or 800,000 SF .....	\$124,488
High Rise: >= 5 stories in height .....	\$316,879

Other, per gross acre unless otherwise specified

Office: < 5 stories in height .....	\$101,854
Industrial RTP .....	\$90,542
18-Hole Golf Course, per course .....	\$803,515
Medical Center .....	\$735,612

*Note: Mixed Use projects are subject to both the Mixed Use Commercial rate for the commercial portion of the project **AND** the Mixed Use Residential rate for the residential units.*

**WESTERN TRANSPORTATION DIF***Applicable: West of I-805*Residential, per dwelling unit (DU)

Low Density: 0 – 6 DU/gross acre .....	\$3,243
Medium Density: 6.1 – 20 DU/gross acre ..	\$2,594
High Density: > 20.1 DU/gross acre .....	\$1,946
Mobile Home .....	\$1,622

Commercial, per gross acre unless otherwise specified

Regional .....	\$64,860
Community .....	\$90,804
Neighborhood, per gross acre .....	\$155,664
Neighborhood, per 1,000 SF .....	\$15,566
Street Front .....	\$51,888
Retail .....	\$51,888
Wholesale Trade .....	\$77,832

Office, per gross acre unless otherwise specified

High Rise Office: 6+ stories in height .....	\$194,580
Low Rise Office: < 6 stories, per acre .....	\$97,290
Low Rise Office: < 6 stories, per 1,000 SF ..	\$6,486
Medical Office .....	\$162,150

Lodging (Hotel/Motel), per gross acre unless otherwise specified

High Rise Lodging: 4+ stories in height .....	\$97,290
Low Rise Lodging: < 4 stories, per acre ....	\$64,860
Low Rise Lodging: < 4 stories, per room .....	\$3,243

Industry, per gross acre

Heavy Industry .....	\$38,916
Warehouse/Storage .....	\$19,458
Industrial Park .....	\$29,187
Light Industrial .....	\$64,860

**PEDESTRIAN BRIDGE DIFs**Otay Ranch Village 1, 2, 5, and 6 Pedestrian Bridge DIF*Applicable: Otay Ranch Villages 1, 2, 5, and 6*

Single Family, per DU .....	\$1,114
Multi Family, per DU .....	\$826

Otay Ranch Village 11 Pedestrian Bridge DIF*Applicable: Otay Ranch Village 11*

Single Family, per DU .....	\$2,126
Multi Family, per DU .....	\$1,579

**SEWER & DRAINAGE DIFs**Telegraph Canyon Drainage*Applicable: Telegraph Canyon drainage basin*

Fee per acre .....	\$4,579
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Telegraph Canyon Sewer, Gravity Flows*Applicable: Telegraph Canyon sewer basin*

Fee per equivalent dwelling unit (EDU) .....	\$216.50
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Poggi Canyon Sewer, Gravity Flows*Applicable: Poggi Canyon sewer basin*

Fee per equivalent dwelling unit (EDU) .....	\$265
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Salt Creek Sewer, Gravity Flows*Applicable: Salt Creek and Wolf Canyon sewer basins*

Fee per equivalent dwelling unit (EDU) .....	\$1,330
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